

AFFIDAVIT OF THE CITY OF WATERVILLE

Michael J. Roy, being first duly sworn, hereby states:

1. He is the City Manager for the City for Waterville.
2. On December 15, 1998, then Finance Director, Clara L. Varney executed a Quitclaim Deed of property to Elaine M. Sawtelle, which was recorded in Book 5818, Page 294, of the Kennebec County Registry of Deeds.
3. Clara L. Varney was only authorized to execute deeds for property acquired by foreclosure of tax liens if all taxes, interest and costs on said liens had been paid.
4. Clara L. Varney mistakenly believed all taxes, interest and costs had been paid and made this representation to City Solicitor, William A. Lee.
5. An examination of City records revealed that none of the taxes, interest and costs had been paid for tax years 1991-1995.
6. Under these circumstances, only the municipal officers of the City of Waterville could authorize the issuance of a deed of the property to Elaine M. Sawtelle.
7. An examination of City records indicates no such authorization was ever given, and, therefore, the deed to Elaine M. Sawtelle, which was recorded in Book 5818, Page 294, of the Kennebec County Registry of Deeds is void ab initio.

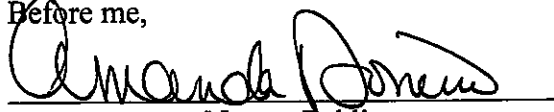

Michael J. Roy
City Manager, City of Waterville

STATE OF MAINE)
) ss.
COUNTY OF KENNEBEC)

May 6, 2009


Personally appeared the above named Michael J. Roy, under oath, who acknowledged the foregoing instrument to be his free act and deed.

Before me,


Notary Public

Print Name: Amanda Domini

My Commission Expires: 9-21-2014


1 City of Waterville
1 Common St
Waterville, Me
04901

Received Kennebec SS.
05/15/2009 8:31AM
Pages 1 Attest:
BEVERLY RUSTIN-WATHEWAY
REGISTER OF DEEDS